

GENERAL NOTES

1. No person shall perform any construction activity or install any objects within the public rights-of-way or easements of the City of Riverside without a valid Construction Permit, or a Street Opening Permit, or an Encroachment Permit issued by the City's Public Works Department.
2. It shall be the responsibility of the contractor to clear the right of way in accordance with the provisions of law as it affects each utility including irrigation lines and appurtenances and at no cost to the City.
3. Construction shall be in accordance with the City of Riverside Department of Public Works, Standard Drawings, its Supplemental Notes and the Standard Specifications for Public Works Construction, current edition.
4. The private engineer signing these plans is responsible for assuring the accuracy and acceptability of the work hereon. In the event of discrepancies arising during construction, the private engineer shall be responsible for determining an acceptable solution and revising the plans for approval by the City.
5. Quantities shown are for information only and the City of Riverside is not responsible for their accuracy.
6. The developer shall be responsible for preserving or reestablishing and referencing survey monuments destroyed, disturbed, or buried as a result of construction shown hereon.
7. All flagged elevations shall be staked in the field by the private engineer.
8. Where new pavement is to join the existing pavement, the edge of the existing pavement shall be trimmed in a smooth and straight line. Construct match-up paving as shown on the plans and overlay paving as directed in the field to produce a smooth section.
9. Construct driveway approaches per Standard Drawing 302. Exact size and location to be as shown and staked by the private engineer prior to construction of the curb and gutter.
10. On all areas within public right of way where the fill is one (1) foot or greater, a letter will be required from the Soils Engineer, certifying the compaction of the fill below subgrade, prior to issuance of the Construction Permit/Cut Sheets.
11. The contractor shall call in a location request to Underground Service Alert (USA), phone # 1-800-227-2600, two working days before digging. No construction permit will be issued by the Public Works Department involving excavation for underground facilities unless the applicant has been provided an inquiry identification number by USA.
12. Contractor is to verify sewer elevation prior to construction.
13. Location of laterals to be determined in the field at the direction of the owner. Avoid conflict with proposed and/or existing facilities.
14. No finished floor elevation shall be less than 6" above the upper manhole rim elevation of the sewer line segment being connected to, without having a proper backwater valve installed in the lateral.
15. In pavement overlay areas, any distressed existing pavement shall be removed and replaced as directed by the inspector prior to overlaying with A.C. paving.
16. The contractor shall coordinate trenching for cable television with other trenching within the project.
17. All traffic signs shall be installed prior to opening the streets to traffic.
18. Any traffic control striping obliterated and/or worn during construction shall be restored by the contractor within five days after notification from the City Inspectors.
19. Final striping for traffic control and/or pavement marking to be the responsibility of the developer.
20. street lights to be installed as per City of Riverside standards.

NOTICE TO CONTRACTORS

CONTRACTOR SHALL POTHOLE AT THE TIE-IN STATIONS AND AT ANY OTHER POINTS OF POTENTIAL CONFLICTS WITH UNDERGROUND FACILITIES BEFORE STARTING CONSTRUCTION. EXISTING SUBSURFACE UTILITY DATA ON DRAWINGS WERE COMPILED FROM INFORMATION FURNISHED BY VARIOUS SOURCES. NEITHER THE ACCURACY NOR THE COMPLETENESS OF THE INFORMATION SHOWN IS GUARANTEED PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL VERIFY THE LOCATION AND ELEVATION OF EXISTING WATER MAINS, GAS MAINS, SANITARY SEWERS, STORM DRAINS, ELECTRIC CONDUITS, TELEPHONE LINES AND ANY OTHER UTILITIES WHICH MAY CONFLICT WITH THE DESIGN AND CONSTRUCTION OF THE PROPOSED IMPROVEMENTS. RIM ELEVATIONS SHOWN ON THESE PLANS ARE APPROXIMATE ONLY. THE RING AND COVER SHALL BE ADJUSTED IN THE FIELD TO MATCH THE FINISHED SURFACE OF THE PAVEMENT TO FORM A SMOOTH DRIVING SURFACE. THE CONTRACTOR IS REQUIRED TO TAKE DUE PRECAUTIONARY MEASURES TO PROTECT ANY UTILITY LINES SHOWN AND ANY OTHER LINES NOT OF RECORD OR NOT SHOWN ON THESE PLANS. THE CONTRACTOR SHALL BE HELD RESPONSIBLE FOR ALL COSTS FOR THE REPAIR OF ANY AND ALL DAMAGE TO THE CONTRACT WORK OR TO ANY UTILITY (WHETHER PREVIOUSLY KNOWN OR DISCLOSED DURING THE WORK) AS MAY BE CAUSED BY HIS OPERATIONS. UTILITIES NOT SHOWN ON THE DRAWING TO BE RELOCATED OR ALTERED BY OTHERS SHALL BE MAINTAINED BY THE CONTRACTOR. AT THE COMPLETION OF THE CONTRACT WORK, THE CONTRACTOR SHALL LEAVE ALL UTILITIES AND APPURTENANCES IN A CONDITION SATISFACTORY TO THE OWNERS AND THE CITY.

ENGINEER'S NOTICE TO CONTRACTORS

1. THE EXISTENCE AND LOCATION OF ANY UNDERGROUND UTILITY PIPES OR STRUCTURES SHOWN ON THESE PLANS WERE OBTAINED BY A SEARCH OF AVAILABLE RECORDS. THESE LOCATIONS ARE APPROXIMATE AND SHALL BE CONFIRMED IN THE FIELD BY THE CONTRACTOR, SO THAT ANY NECESSARY ADJUSTMENT CAN BE MADE IN ALIGNMENT AND/OR GRADE OF THE PROPOSED IMPROVEMENT. THE CONTRACTOR IS REQUIRED TO TAKE DUE PRECAUTIONARY MEASURES TO PROTECT ANY UTILITY LINES SHOWN AND ANY OTHER LINES NOT OF RECORD OR NOT SHOWN ON THESE PLANS.
2. CARE SHOULD BE TAKEN TO PREVENT GRADED DITCHES AND SWALES FROM UNDERMINING STREET IMPROVEMENTS. UPON INSPECTION OF THE SITES, THE CITY ENGINEER MAY REQUIRE TEMPORARY GUNITE SWALES, ENTERING OR
3. ALL AREAS SHALL SLOPE A MINIMUM OF 1.0% TO STREETS, DRIVE OR SWALE UNLESS OTHERWISE NOTED.
4. QUANTITIES SHOWN HERE ARE FOR PLAN CHECKING PURPOSES ONLY. CONTRACTOR IS RESPONSIBLE TO PERFORM HIS OWN QUANTITIES TAKEOFF.
5. CONTRACTOR AGREES THAT HE SHALL ASSUME SOLE AND COMPLETE RESPONSIBILITY FOR JOB SITE CONDITIONS DURING THE COURSE OF CONSTRUCTION OF THIS PROJECT, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY; THAT THE REQUIREMENTS SHALL APPLY CONTINUOUSLY AND NOT BE LIMITED TO NORMAL WORKING HOURS; AND THE CONTRACTOR SHALL DEFEND, INDEMNIFY AND HOLD THE CITY OF RIVERSIDE AND THE ENGINEER HARMLESS FROM ANY AND ALL LIABILITY, REAL OR ALLEGED, IN CONNECTION WITH THE PERFORMANCE OF WORK ON THIS PROJECT, EXCEPTING FOR LIABILITY ARISING FROM THE SOLE NEGLIGENCE OF THE CITY OF RIVERSIDE OR THE ENGINEER.

WATER DEPARTMENT NOTE:

STREET LIGHT TO BE INSTALLED AS PER CITY OF RIVERSIDE REQUIREMENTS AS SPECIFIED BY ELECTRIC UTILITY SERVICE PLANS THAT ARE PROVIDED BY THE CITY OF RIVERSIDE PUBLIC UTILITIES DEPARTMENT, ENERGY DELIVERY DIVISION
CONTACT VAHID BAZEL @ (909) 826-5830 FOR DETAILS



2-14-03
R.C.E. No. DATE

CITY OF RIVERSIDE STREET IMPROVEMENTS FOR 10465 GRAMERCY PLACE

LEGAL DESCRIPTION

BEING A SUBDIVISION OF LOT 9 OF BLOCK 12 OF CHADBOURNE HEIGHTS TRACT AS SHOWN ON MAP ON FILE IN BOOK 12, PAGES 11 THROUGH 13, OF MAPS, RECORDS OF RIVERSIDE COUNTY, STATE OF CALIFORNIA

ASSESSORS PARCEL NO.

149-370-021

EMERGENCY PHONE NUMBERS

CITY OF RIVERSIDE
FIRE DEPARTMENT (909) 826-5321
CITY OF RIVERSIDE
POLICE (909) 826-5700
CITY OF RIVERSIDE
TRAFFIC DIVISION (909) 826-5366
CITY OF RIVERSIDE
TRAFFIC SIGNALS (909) 351-6096
STREET SUPERINTENDENT (909) 351-6127
RIVERSIDE SCHOOLS (909) 788-7132
GOODHEW AMBULANCE (909) 684-5520
PACIFIC BELL
TELEPHONE (800) 303-3000
CITY OF RIVERSIDE
ELECTRIC DEPT. (909) 687-0791
SOUTHERN CALIFORNIA
GAS COMPANY (800) 427-2200
UNDERGROUND SERVICE
ALERT (800) 227-2600

UTILITIES

ELECTRIC CITY OF RIVERSIDE
GAS SO. CAL. GAS CO.
WATER CITY OF RIVERSIDE
SEWER CITY OF RIVERSIDE
TELEPHONE PACIFIC TELEPHONE

WATER DEPARTMENT NOTE:

DEVELOPER TO GIVE CITY WATER DIVISION FIVE (5) WORKING DAYS WRITTEN NOTICE PRIOR TO START OF CONSTRUCTION AND TO ALLOW CITY TEN (10) WORKING DAYS FOR COMPLETION OF WORK. (909) 351-6368

CITY OF RIVERSIDE BUSINESS TAX ACCOUNT #7185 Exp. 3/30/03
DANIEL C. GOMEZ dba LANDMARK SURVEY
6342 VARNIA DR.
RIVERSIDE, CA 92503
(909) 358-1305

SOUTHERN CALIFORNIA GAS CO.
APPROVED BY
DATE 3/14/03
VOID 1 YEAR AFTER DATE APPROVED

CITY OF RIVERSIDE, ELECTRIC DIVISION
APPROVED BY
DATE 4/1/03
VOID 1 YEAR AFTER DATE APPROVED

CITY OF RIVERSIDE, WATER DIVISION (SHTS 1 & 2)
APPROVED BY
DATE 3/20/03
VOID 1 YEAR AFTER DATE APPROVED

SAKE CONSULTING ENGINEERS, INC.
ENGINEERING • ARCHITECTURE • LAND DEVELOPMENT
400 S. RAMONA AVE., STE. 202
CORONA, CALIFORNIA 92709
(909) 279-4041 FAX (909) 279-2830

MARK DESIGNED BY SA DRAWN BY JT CHECKED BY SA

BENCHMARK:

CITY OF RIVERSIDE BM G1-M3; A PK NAIL & CITY
ENG. TAG IN THE S.E. LY CURB OF GRAMERCY &
BUSHWELL
ELEV = 764.260'

CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS

APPROVED BY
PRINCIPAL ENGINEER
PARK DEPARTMENT
DEPUTY P.W. DIRECTOR
STREET SERVICES
BY DATE
APPROVED BY
DIRECTOR OF PUBLIC WORKS
DATE 3/7/03

CONSTRUCTION NOTES

- 1—CONST 4" AC OVER 9-1/2" C.A.B., PER SR 1111, (AS SHOWN ON PLAN R-2399,) R-VALUE = 36 6,700 S.F.
- 1A—CONST OVERLAY FOR SMOOTH TRANSITION 3,400 S.F.
- 2—CONST 6" CURB AND GUTTER PER CITY OF RIVERSIDE STD NO 200 (TYPE I) 230 L.F.
- 3—CONST PCC SIDEWALK PER CITY OF RIVERSIDE STD NO 325 1,200 S.F.
- 4—CONST DRIVEWAY APPROACH PER CITY OF RIVERSIDE STD NO 302, A=16" B=23" (TYPE PL-1) 2 EA.
- 5—CONST UNDER SIDEWALK DRAIN PER APWA 151-1 2 EA.
- 6—ADJUST EXIST. VALVE TO GRADE (BY CITY OTHERS) 2 EA.
- 7—CONST. 18" RCP (D-2000) STORM DRAIN 10 L.F.
- 8—REMOVE EXIST. A.C. WALKWAY LUMP SUM
- 9—RELOCATE EXIST. POWER POLE (BY OTHERS) 1 EA.
- 10—CONST. GRATE INLET PER CITY OF RIVERSIDE STD. 412 1 EA.
- 11—SAWCUT & REMOVE EXIST A.C. 275 S.F.
- 12—CONST. 4" THICK A.C. TRANSITION TO EXIST. A.C. WALKWAY 500 S.F.
- 13—CONST. 6" A.C. BERM PER CITY OF RIVERSIDE STD. 250 (TYPE I) 150 L.F.
- 14—INSTALL TYPE F-1 FLEXIBLE DELINEATORS @ 20' O.C. 7 EA.
- 15—RELOCATE EXIST. CL FENCE TO R/W LINE LUMP SUM
- 16—CUT UPPER PORTION OF EXIST. GRATE INLET & INSTALL TRAFFIC GRATE 1 EA.

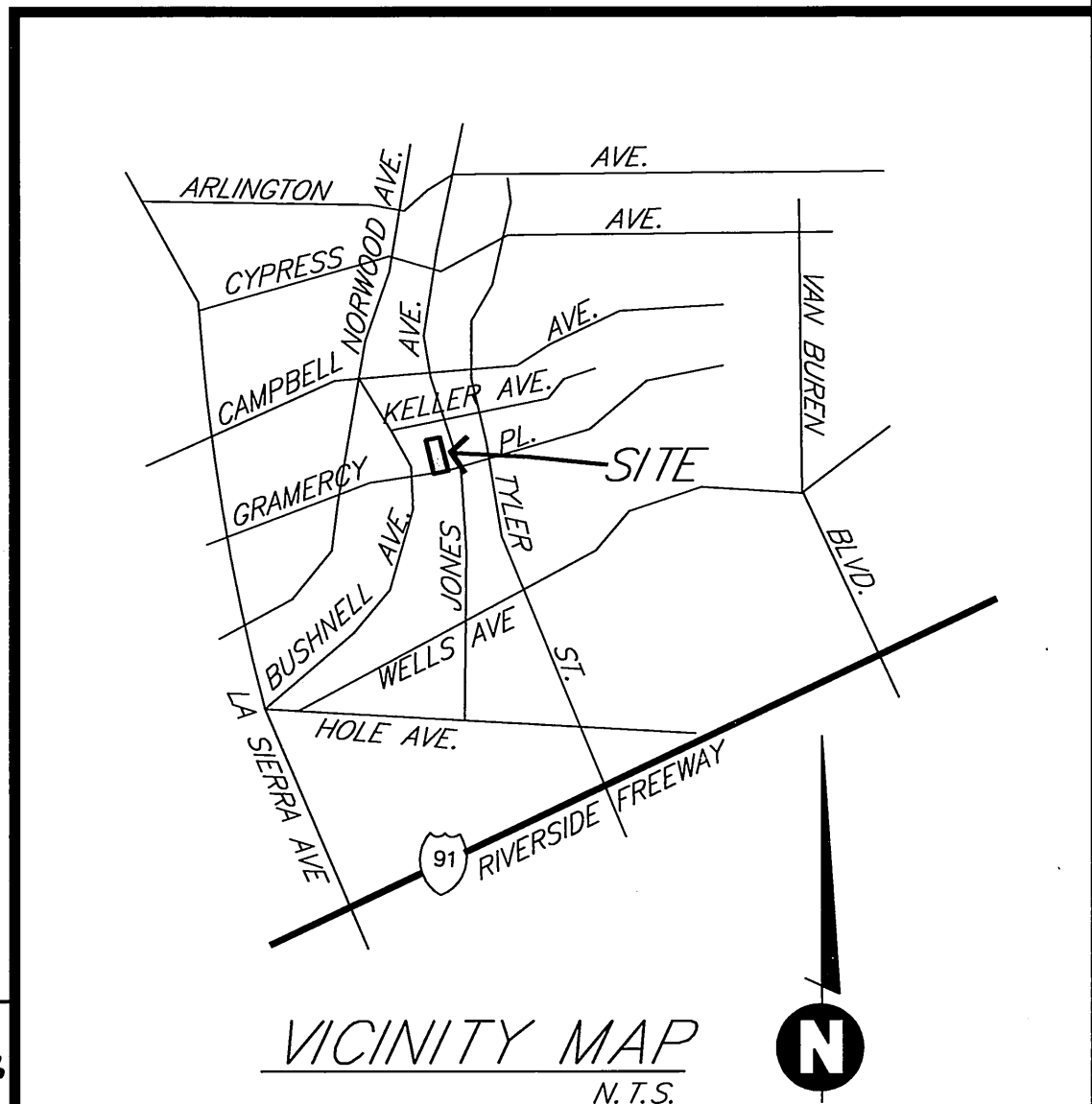
QUANTITIES:

SEWER

- 30—INSTALL 4" VCP SEWER LATERAL PER CITY OF RIVERSIDE STD NO 562A 1 EA.
- 31—FIELD VERIFY EXIST. SEWER LATERAL & UTILIZE 2 EA.

WATER

- 40—INSTALL 1" WATER SERVICE PER CITY OF RIVERSIDE STD C.W.D.-600 (BY CITY FORCES) 2 EA.
- 41—ADJUST EXIST. WATER VALVE TO GRADE (BY CITY FORCES) 4 EA.
- 42—RELOCATE EXIST F.H. BEHIND C.F. PER CITY OF RIVERSIDE STD C.W.D.-700 (BY CITY FORCES) 1 EA.
- 43—RELOCATE EXIST W.M. BEHIND C.F. PER CITY OF RIVERSIDE STD C.W.D.-600 (BY CITY FORCES) 1 EA.
- 42—RELOCATE EXIST. TEST LEAD (BY CITY FORCES) 1 EA.
- 43—ADJUST EXIST. M.H. TO GRADE (BY CITY FORCES) 1 EA.



STREET IMPROVEMENT PLANS

P.M. 30236
10465 GRAMERCY PLACE
COVER SHEET

PROJECT NO. Jn386

R-3672

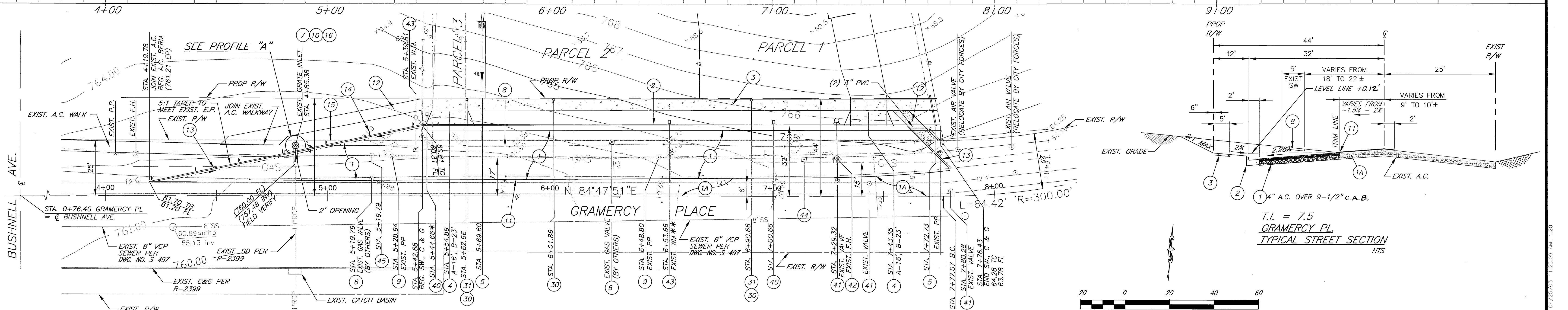
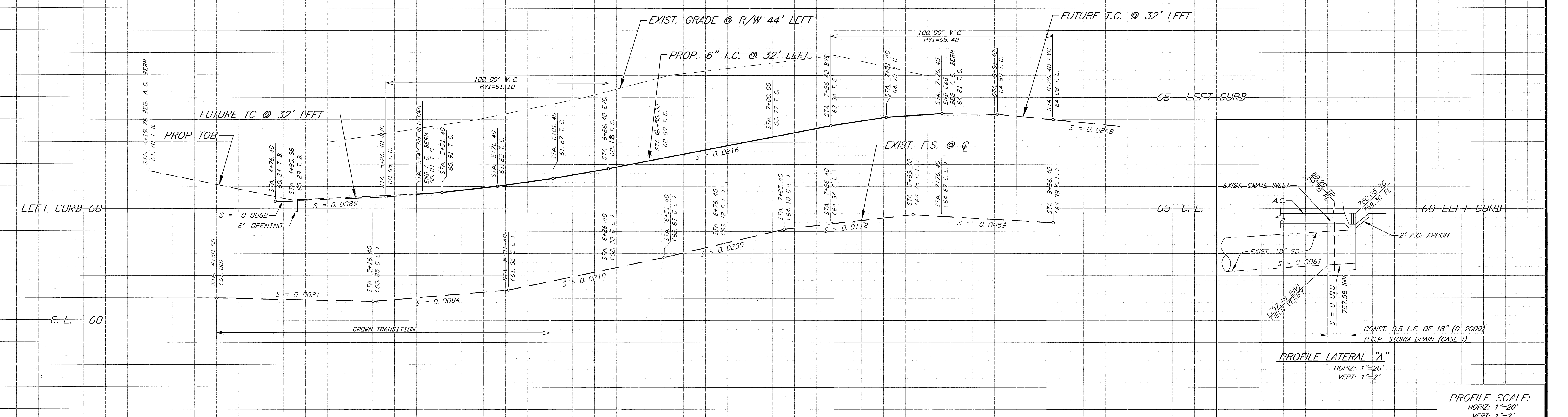
SHEET 1 SHEET 2

HORIZ. SCALE: NONE VERT. SCALE: NONE

FILE NO.

INDEXED 12-03-03

44



CONSTRUCTION NOTES:

1) CONST 4" AC OVER 9-1/2" C.A.B., PER SR 1111, (AS SHOWN ON PLAN R-2399.) R-VALUE = 36

2) CONST 6" CURB AND GUTTER PER CITY OF RIVERSIDE STD NO 200 (TYPE I)

3) CONST PCC SIDEWALK PER CITY OF RIVERSIDE STD NO 325

4) CONST DRIVEWAY APPROACH PER CITY OF RIVERSIDE STD NO 302, A=16' B=23' (TYPE PL-I)

5) CONST UNDER SIDEWALK DRAIN PER APWA 151-1

6) ADJUST EXIST. VALVE TO GRADE (BY OTHERS)

7) CONST. 18" RCP (D-2000) STORM DRAIN

8) REMOVE EXIST. A.C. WALKWAY

9) RELOCATE EXIST. POWER POLE (BY OTHERS)

10) CONST. GRATE INLET PER CITY OF RIVERSIDE STD. 412

11) SAWCUT & REMOVE EXIST. A.C.

12) CONST. 4" THICK A.C. TRANSITION TO EXIST. A.C. WALKWAY

13) CONST. 6" A.C. BERM PER CITY OF RIVERSIDE STD. 250 (TYPE I)

14) INSTALL TYPE F-1 FLEXIBLE DELINEATORS @ 20' O.C.

15) RELOCATE EXIST. CL FENCE TO R/W LINE

16) REMOVE EXIST. GRATE INLET

SEWER:

30) INSTALL 4" VCP SEWER LATERAL PER CITY OF RIVERSIDE STD NO 562A

31) FIELD VERIFY EXIST. SEWER LATERAL & UTILIZE

WATER:

40) INSTALL 1" WATER SERVICE PER CITY OF RIVERSIDE STD C.W.D.-600 (BY CITY FORCES)

41) ADJUST EXIST. W.V. TO GRADE

42) RELOCATE EXIST F.H. BEHIND C.F. PER CITY OF RIVERSIDE STD C.W.D.-700 (BY CITY FORCES)

43) RELOCATE EXIST W.M. BEHIND C.F. PER CITY OF RIVERSIDE STD C.W.D.-600 BY CITY FORCES)

44) RELOCATE EXIST. TEST LEAD (BY CITY FORCES)

45) ADJUST EXIST. M.H. TO GRADE (BY CITY FORCES)

SAKE ENGINEERS INC.
CITY OF RIVERSIDE BUSINESS TAX
#74172 EXP. 4-07-04

DIG ALERT
TOLL FREE
1-800-227-2600
48 HOURS BEFORE YOU DIG

SAKE CONSULTING ENGINEERS, INC.
ENGINEERING • ARCHITECTURE • LAND DEVELOPMENT
400 S. RAMONA AVE., STE. 202
CORONA, CALIFORNIA 92709
(909) 279-4041 FAX (909) 279-2830

CITY OF RIVERSIDE, CALIFORNIA
DEPARTMENT OF PUBLIC WORKS

APPROVED BY: [Signature]
PRINCIPAL ENGINEER
DATE: 5/1/03

APPROVED BY: [Signature]
DIRECTOR OF PUBLIC WORKS
DATE: 5/1/03

STREET IMPROVEMENT PLANS

P.M. 30236
10465 GRAMERCY PLACE

PROJECT NO. Jn386
R-3672

SHEET 2 SHEET 2

HORIZ. SCALE: 1" = 20' VERT. SCALE: 1" = 2'

FILE NO.

SAKE PROJECT 314 Projects VLSB-LANCE ST-IMP ST-IMP-PLAN, 04/25/03 1:23:09 AM, 1:20